

**CITY COUNCIL AGENDA ITEM**  
CITY OF SHORELINE, WASHINGTON

**AGENDA TITLE:** Motion to Authorize the City Manager to Execute an Agreement with Innova Architects in the Amount of \$71,500 for the Shoreline Pool Long Term Maintenance Project

**DEPARTMENT:** Public Works

**PRESENTED BY:** Tricia Juhnke, City Engineer

**ACTION:**        ☐ Ordinance        ☐ Resolution        ☒ Motion  
                 ☐ Discussion        ☐ Public Hearing

**PROBLEM/ISSUE STATEMENT:**

Staff is requesting that Council authorize the City Manager to execute an agreement with Innova Architects in the amount of \$71,500 to provide design services for the Shoreline Pool Long Term Maintenance project.

**RESOURCE/FINANCIAL IMPACT:**

The cost of this contract will be paid based on the following funding:

**EXPENDITURES**

Design:		
Staff	\$10,000	
<b>Professional Services</b>	<b>\$71,500</b>	
Permitting	\$6,600	
Total Design		\$88,100
Construction:		
Staff and other Direct Expenses	\$36,000	
Special Inspection	\$5,000	
Construction Contract	\$522,812	
Contingency	\$98,088	
Total Construction		\$661,900
Total Project Cost		\$750,000

**REVENUE**

Facilities Major Maintenance Capital Fund	\$750,000
Total Funding	\$750,000

## **RECOMMENDATION**

Staff recommends that Council authorize the City Manager to execute an agreement with Innova Architects for \$71,500 to provide design services for the Shoreline Pool Long Term Maintenance project.

Approved By:        City Manager ***DT***    City Attorney ***MK***

## **BACKGROUND**

The current Shoreline Pool was constructed in 1971 and funded by the King County Forward Thrust Bond issue. In June 2013, the City replaced the pool boiler when it failed to operate after 47 years of service. In September 2013, the City entered into an agreement with ORB Architects (now Innova Architects) to complete a full assessment of the building, its systems and pool operation. The assessment was completed in 2014. It provided a complete report of the pool's condition that identified recommended repairs and their estimated cost. The assessment was subsequently employed to guide the City's development of a capital repair and replacement budget, and a maintenance schedule, to avoid future emergency repairs and replacements.

In April 2015, the City entered into a second contract with Innova Architects to provide an addendum to the Shoreline Pool Repair and Replacement Needs Assessment. The addendum provided recommendations that identified repair and replacement work for the following two scenarios:

1. Work that would be required to keep the pool operational until the year 2022.
2. Work that would be required to keep the pool operational until the year 2035.

On June 22, 2015, Council discussed the current condition of the pool and the future of the pool and recreation center. Based on that discussion, staff is proceeding with the design of the pool upgrades. The staff report for this June 22<sup>nd</sup> discussion can be found at the following link:

<http://cosweb.ci.shoreline.wa.us/uploads/attachments/cck/council/staffreports/2015/staffreport062215-8a.pdf>.

## **DISCUSSION**

As noted above, in 2013, ORB Architects was selected through a formal Request for Qualifications process (RFQ 7039) for the Shoreline Pool Repair and Needs Assessment. As part of this process, ORB was selected out of two responses to be the best qualified for the scope of work. As a result of staff's desire and recommendation to continue with the same team for design work that also conducted the pool assessment, staff submitted a Request for A&E Services Waiver from the RFQ Process for City Manager approval. The alternative to this waiver process would be to issue a new RFQ and go through a new selection process for this design contract. As this alternative would have significantly impacted the schedule and limited the ability to perform this work in 2016, and given ORB's qualifications, the City Manager approved this waiver.

The scope of work for this agreement includes design for the repair and replacement work that was identified to keep the pool operational until the year 2022. Elements of this scope of work for this professional services agreement include:

- Pool deck replacement
- Re-plastering the pool
- Mechanical upgrades required to meet Department of Health regulations
- Americans with Disabilities Act (ADA) accessibility upgrades
- Repairs and replacement to the clearstory wall and windows
- Re-sealing the exterior masonry walls

- Replacement of damaged and deteriorated doors and door frames
- Upgrades to the HVAC system and building commissioning
- Replacement of natatorium lighting

### **RESOURCE/FINANCIAL IMPACT**

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